

# Memorandum



**Date:** October 2, 2007

**To:** Honorable Chairman Bruno A. Barreiro  
and Members, Board of County Commissioners

**From:** George M. Burgess  
County Manager

Agenda Item No. 5(K)

**Subject:** SW 157<sup>TH</sup> AVENUE, LLC

## **RECOMMENDATION**

The following waiver of plat meets concurrency and is hereby submitted for consideration by the Board of County Commissioners for approval. The Miami-Dade County Plat Committee recommends approval of the waiver of plat listed below. This waiver of plat is bounded on the north by SW 8 Street, on the east by approximately SW 155 Court, on the south by approximately SW 8 Lane, and on the west by SW 157 Avenue.

## **SCOPE**

This waiver of plat is located within the boundaries of Commission District 11.

## **FISCAL IMPACT/FUNDING SOURCE**

Not Applicable

## **TRACK RECORD/MONITOR**

Not Applicable

## **BACKGROUND**

SW 157<sup>TH</sup> AVENUE, LLC

- Located in Section 4, Township 54 South, Range 39 East
- Commission District: 11
- Zoning: BU-2
- Proposed Usage: Educational facility/child care center
- Number of parcels: 1

## **PLAT RESTRICTIONS**

- Plat restrictions: none, waiver of plat.
- Covenant requirements: none, waiver of plat.

**DEVELOPER'S OBLIGATION**

- Sidewalk. Bonded under bond number 7732 for the amount of \$4,924.00.

Should you need additional information, please contact Mr. Raul Pino, PLS, Chief, Land Development Division, Public Works Department at (305) 375-2112.



Assistant County Manager




# MEMORANDUM

(Revised)

TO: Honorable Chairman Bruno A. Barreiro  
and Members, Board of County Commissioners

DATE: October 2, 2007

FROM:   
R. A. Cuevas, Jr.  
County Attorney

SUBJECT: Agenda Item No. 5(K)

Please note any items checked.

\_\_\_\_\_ "4-Day Rule" ("3-Day Rule" for committees) applicable if raised

\_\_\_\_\_ 6 weeks required between first reading and public hearing

\_\_\_\_\_ 4 weeks notification to municipal officials required prior to public hearing

\_\_\_\_\_ Decreases revenues or increases expenditures without balancing budget


\_\_\_\_\_ Budget required

\_\_\_\_\_ Statement of fiscal impact required

\_\_\_\_\_ Bid waiver requiring County Manager's written recommendation

\_\_\_\_\_ Ordinance creating a new board requires detailed County Manager's report for public hearing

\_\_\_\_\_ Housekeeping item (no policy decision required)

 \_\_\_\_\_ No committee review

Approved \_\_\_\_\_ Mayor

Agenda Item No. 5 (K)

Veto \_\_\_\_\_

10-02-07

Override \_\_\_\_\_

RESOLUTION NO. \_\_\_\_\_

RESOLUTION APPROVING THE WAIVER OF PLAT OF  
SW 157<sup>TH</sup> AVENUE, LLC, D-22659, LOCATED IN THE  
SOUTHWEST 1/4 OF SECTION 4, TOWNSHIP 54 SOUTH,  
RANGE 39 EAST (SW 8 STREET AND SW 157 AVENUE)

**WHEREAS**, SW 157<sup>th</sup> Avenue, LLC, a Florida limited liability company, has this day presented to this Board a waiver of plat of certain lands lying in Miami-Dade County, Florida, said waiver of plat of the property legally described as a portion of Tracts 41 and 56 of "Supplemental Map No. 1 of the Subdivision of Miami Everglades Land Company, Ltd." according to the plat thereof, as recorded in Plat Book 3, at Page 29 of the Public Records of Miami-Dade County, Florida, lying and being in the Southwest 1/4 of Section 4, Township 54 South, Range 39 East, Miami-Dade County, Florida, and it appears that all requirements of law concerning said waiver of plat insofar as the authority of this Board is concerned have been complied with,

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF MIAMI-DADE COUNTY, FLORIDA**, that said waiver of plat is hereby approved; that the property has been found to be in compliance with Chapter 28 Subdivision of Miami-Dade County Code; that approval of this waiver of plat is not a waiver of any zoning regulations and that the requirements of the zoning existing on this land at the time this resolution is approved shall be enforced whether or not the parcel on this waiver of plat conforms to those requirements; this approval is conditioned upon the proper execution of all documents required by the County Attorney's Office.

The foregoing resolution was offered by Commissioner \_\_\_\_\_, who moved its adoption. The motion was seconded by Commissioner \_\_\_\_\_ and upon being put to a vote, the vote was as follows:

Bruno A. Barreiro, Chairman	
Barbara J. Jordan, Vice-Chairwoman	
Jose "Pepe" Diaz	Audrey M. Edmonson
Carlos A. Gimenez	Sally A. Heyman
Joe A. Martinez	Dennis C. Moss
Dorin D. Rolle	Natacha Seijas
Katy Sorenson	Rebeca Sosa
Sen. Javier D. Souto	

The Chairperson thereupon declared the resolution duly passed and adopted this 2nd day of October, 2007. This resolution shall become effective ten (10) days after the date of its adoption unless vetoed by the Mayor, and if vetoed, shall become effective only upon an override by this Board.

MIAMI-DADE COUNTY, FLORIDA  
BY ITS BOARD OF  
COUNTY COMMISSIONERS

HARVEY RUVIN, CLERK

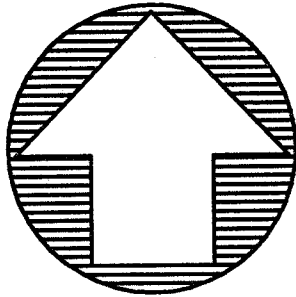
By: \_\_\_\_\_  
Deputy Clerk

Approved by County Attorney as  
to form and legal sufficiency.



Joni Armstrong Coffey





N.W. CORNER  
SEC. 4-54-39

SW 157<sup>th</sup> Avenue, LLC  
D-22659

WAIVER OF PLAT

S.W. 8th STREET  
TAMIAMI TRAIL

S.W. 8th LANE

S.W. 9th TERR

S.W. 9th LANE

S.W. 157th AVENUE

S.W. 155th COURT